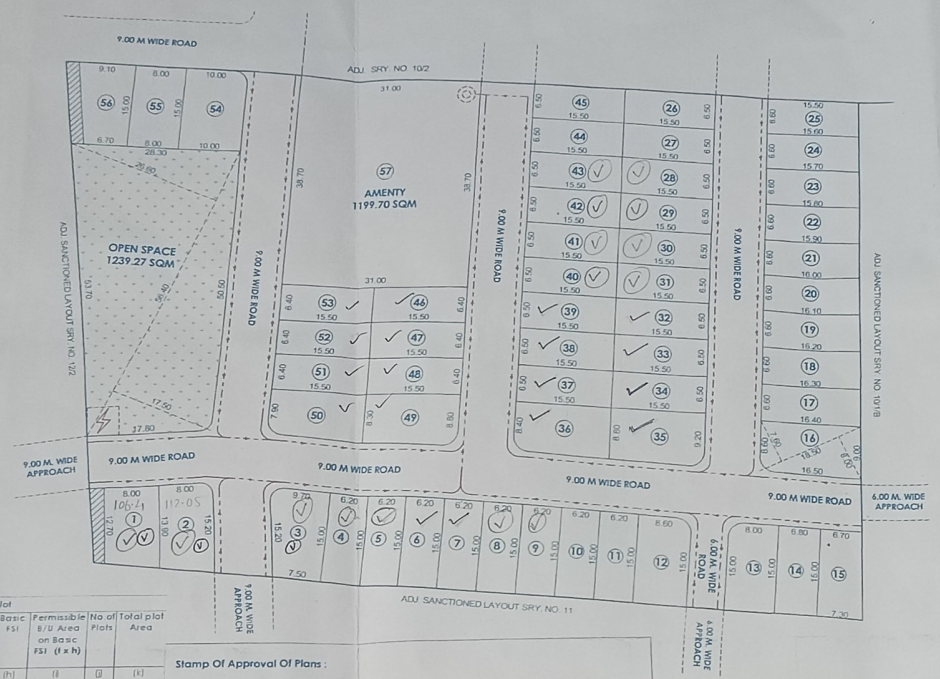
Demarcated Residential Layout on Survey No. 10/1/A of Mauje Nalwadi Tah. Wardha Dist. Wardha



LEGEND

- ENCROACHMENT
- OPEN SPACE
- DRAINAGE
- ELECTRIC SUB STATION
- GREY WATER RECYCLING UNIT

Proforma - I

Area Statement

1. Area of Plot (Minimum area of a, b, c to be considered)	
(a) As per ownership document (7/12, CTS extract)	11900.00
(b) as per measurement sheet	11900.00
(c) as per site	11900.00
2. Deductions for	
(a) Proposed D.P. / D.P. Road widening Area / Service Road / Highway widening	0.00
(b) Any D.P. Reservation area	0.00
(Total a+b)	0.00
3. Balance area of plot (1-2)	11900.00
4. Amenity Space (if applicable)	
(a) Required -	1190.00
(b) Adjustment of 2(b), if any -	0.00
(c) Balance Proposed - Amenity	1199.70
5. Net Plot Area (3-4 (c))	10700.30
6. Recreational Open space (if applicable)	
(a) Required -	1190.00
(b) Proposed -	1239.27
7. Internal Road area	3530.50
8. Service road and Highway widening	0.00
9. Plotable area	5930.53
10. Pro-rata factor for FSI calculation on layout plots = (5/9)	1.804
11. Area for inclusive housing	
(a) Required -	0
(b) Proposed -	0

Proforma - II

Certificate of Area:
Certified that the plot under reference was surveyed by me on _____ and the dimensions of sides etc. of plot stated on plan are as measured on site and the area so worked out tallies with the area stated in document of Ownership/ T.P. Scheme Records/ Land Records Department/ City Survey records.

Vivid Greentech Pvt. Ltd.
Shrenik P. Khonde
(Civil Engineer)
TPW / 223/ 2021 - 23
Signature (Architect/ Licensed Engineer)

Owner

Uday M. Nithaware

Vivid Greentech Pvt. Ltd.
Shrenik P. Khonde
(Civil Engineer)
TPW / 223/ 2021 - 23
Architect/ Licensed Engineer

Statement of distribution of FSI on each plot

Plot No	Plot area (sq.m.)	Corner Rounding area of Road	Remaining Plot area (b-c)	Pro-Rata FSI factor	Built up area on pro-rata basis (d x e)	Front Road width	Basic FSI	Permissible B/U Area on Basic FSI (f x h)	No of Plots	Total plot Area
(a)	(b)	(c)	(d)	(e)	(f)	(g)	(h)	(i)	(j)	(k)
1. Residential										
1	106.40	0	106.40	1.804	191.95	9	1.10	211.14	1	106.40
2	116.40	4.35	112.05	1.804	202.14	9	1.10	222.35	1	112.05
3	129.00	4.35	124.65	1.804	224.87	9	1.10	247.36	1	124.65
4 to 11	93.00	0	93.00	1.804	167.77	9	1.10	184.55	8	744.00
12	129.00	3.14	125.86	1.804	227.05	9	1.10	249.76	1	125.86
13	120.00	3.14	116.86	1.804	210.82	9	1.10	231.90	1	116.86
14	102.00	0	102.00	1.804	184.01	9	1.10	202.41	1	102.00
15	105.00	0	105.00	1.804	189.42	9	1.10	208.36	1	105.00
16	144.90	4.95	139.95	1.804	252.47	9	1.10	277.72	1	139.95
17	107.91	0	107.91	1.804	194.67	9	1.10	214.14	1	107.91
18	107.25	0	107.25	1.804	193.48	9	1.10	212.83	1	107.25
19	106.59	0	106.59	1.804	192.29	9	1.10	211.52	1	106.59
20	105.93	0	105.93	1.804	191.10	9	1.10	210.21	1	105.93
21	105.27	0	105.27	1.804	189.91	9	1.10	208.90	1	105.27
22	104.61	0	104.61	1.804	188.72	9	1.10	207.59	1	104.61
23	103.95	0	103.95	1.804	187.53	9	1.10	206.28	1	103.95
24	103.29	0	103.29	1.804	186.34	9	1.10	204.97	1	103.29
25	102.63	0	102.63	1.804	185.14	9	1.10	203.66	1	102.63
26 to 34	100.75	0	100.75	1.804	181.75	9	1.10	199.93	9	906.75
35	139.50	4.35	135.15	1.804	243.81	9	1.10	268.19	1	135.15
36	133.30	4.35	128.95	1.804	232.63	9	1.10	255.89	1	128.95
37 to 45	100.75	0	100.75	1.804	181.75	9	1.10	199.93	9	906.75
46 to 48	99.20	0	99.20	1.804	178.96	9	1.10	196.85	3	297.60
49	132.53	4.35	128.18	1.804	231.24	9	1.10	254.36	1	128.18
50	125.55	4.35	121.20	1.804	218.64	9	1.10	240.51	1	121.20
51 to 53	99.20	0	99.20	1.804	178.96	9	1.10	196.85	3	297.60
54	150.00	4.35	145.65	1.804	262.75	9	1.10	289.03	1	145.65
55	120.00	0	120.00	1.804	216.48	9	1.10	238.13	1	120.00
56	118.50	0	118.50	1.804	213.77	9	1.10	235.15	1	118.50
Total									56	5930.53

Stamp Of Approval Of Plans :

या कार्यालयाचे पत्र क्र.अकृषि/अंतिम मंजूरी/मौजा नालवडी ता. वर्धा /स.नं.10/1/पै /सर्वनंबर/ 2586 दि.28/03/2022 मध्ये नमूद अटीनुसार लेआऊट प्रयोजनार्थ सिमांकीत अभिन्यासास अंतिम मंजूरीची शिफारस करण्यात येत आहे. (Recommended for Sanction)

सहायक संचालक
नगर रचना,वर्धा

Stamp Of Approval Of Plans :

सोन्यत.
(लाल शाइन कलल्या सुधारणेच्या अधिन राहून)
अकृषक दि. 18/10/2022 उपविभागीय अधिकारी, वर्धा.
याचे केस नं. एनएपी-34/ 04 मौजा नालवाडी

उपविभागीय अधिकारी
वर्धा



LOCATION IN PERIPHERIAL PLAN OF WARDHA

Scale 1:5000
LOCATION MAP

DEMARCATED LAYOUT

AREA STATEMENT

AREA UNDER SRY. NO. 10/1/A	11900.00 SQM.
AREA UNDER OPEN SPACE	1239.27 SQM.
AREA UNDER AMENITY PLOT	1199.70 SQM.
NET AREA UNDER PLOT	5930.53 SQM.
NET AREA UNDER ROAD	3530.50 SQM.

VIVID GREENTECH PVT. LTD

ARCHITECT AND CIVIL ENGINEERING CONSULTANT

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